



PLANNING & DEVELOPMENT DEPARTMENT

STATEMENT OF FINANCIAL INTEREST

Case Number: **SDR-20650** APN: _____
Name of Property Owner: CHARLES F. DAVID + PENNYE R. DAVID FAMILY TRUST
Name of Applicant: CHARLES F. DAVID
Name of Representative: CHARLES F. DAVID

To the best of your knowledge, does the Mayor or any member of the City Council or Planning Commission have any financial interest in this or any other property with the property owner, applicant, the property owner or applicant's general or limited partners, or an officer of their corporation or limited liability company?

_____ Yes

_____ X No

If yes, please indicate the member of the City Council or Planning Commission who is involved and list the name(s) of the person or persons with whom the City Official holds an interest. Also list the Assessor's Parcel Number if the property in which the interest is held is different from the case parcel.

City Official: _____

Partner(s): _____

APN: _____

Signature of Property Owner: _____

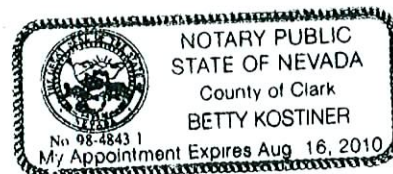
Print Name: CHARLES F. DAVID

Subscribed and sworn before me

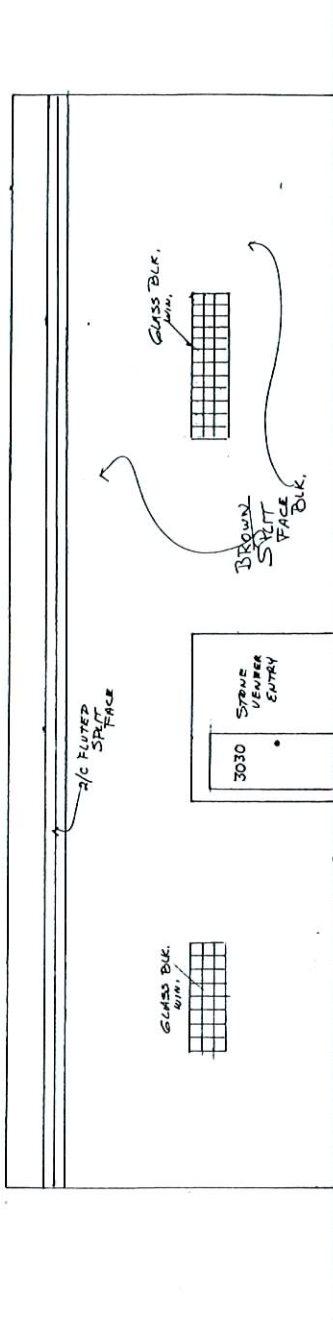
This 20th day of MARCH, 2007

Betty Kostiner

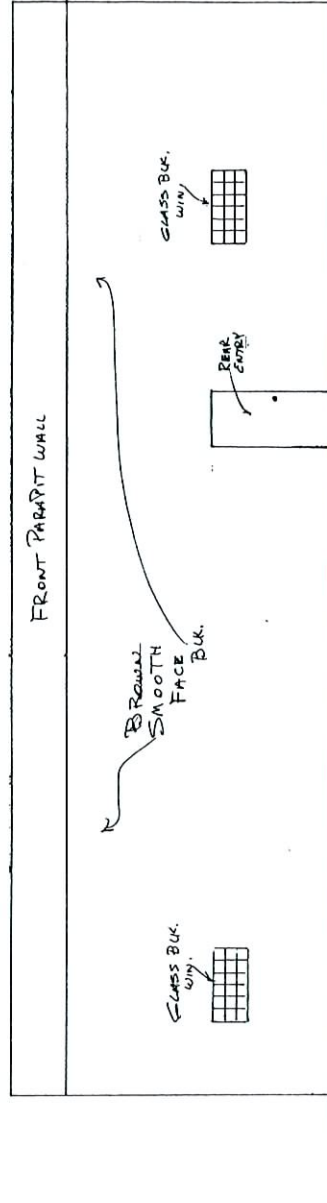
Notary Public in and for said County and State



RECEIVED

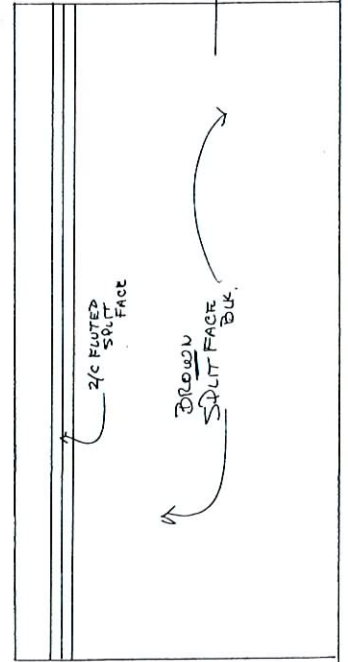


FRONT EXTERIOR ELEVATION

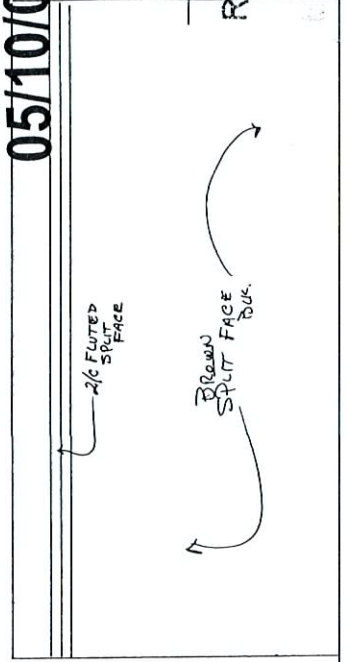


REAR EXTERIOR ELEVATION

SDR-20650
05/10/07 PC



RIGHT SIDE EXTERIOR ELEVATION



LEFT SIDE EXTERIOR ELEVATION

RECEIVED

03 20 2007



SDR-20650
05/10/07 PC

TAN

TAN

S/F

Brown

Brown

RECEIVED

SDR 20650				
Charles David				
3030 Builders Avenue				
Proposed 2.16 thousand square foot office building.				
Traffic produced by proposed development:				
New Use	DESCRIPTION	#UNIT	RATE/# UNIT	TOTAL
Average Daily Traffic (ADT)	GENERAL OFFICE BUILDING [1000 SF]	2.16	11.01	24
AM Peak Hour			1.55	3
PM Peak Hour			1.49	3
(heaviest 60 minutes)				
Existing traffic on all nearby streets:				
Charleston Boulevard				
Average Daily Traffic (ADT)	29,754			
PM Peak Hour	2380			
(heaviest 60 minutes)				
Mojave Road				
Average Daily Traffic (ADT)	9,261			
PM Peak Hour	741			
(heaviest 60 minutes)				
Traffic Capacity of adjacent streets: counts not available for Builders Avenue or 30th Street				
	Adjacent street ADT			
	Capacity			
Charleston Boulevard	51700			
Mojave Road	32585			
This project will add approximately 24 trips per day on Builders, Charleston, Mojave and 30th. This will increase expected volumes by less than one percent on Charleston and Mojave. Charleston is at about 58 percent of capacity and Mojave is at about 28 percent of capacity. Counts are not available for Builders or 30th, but they is believed to be under capacity.				
Based on Peak Hour use, this development will add roughly 3 additional cars into the area; which works out to about one every twenty minutes.				
Note that this report assumes all traffic from this development uses all named streets.				



SDR-20650 - APPLICANT/OWNER: DAVID CHARLES F & PENNYE R FAMILY TRUST
3030 BUILDERS AVENUE
MAY 10, 2007 PLANNING COMMISSION

04/25/07



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3030 BUILDERS AVENUE
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